EXECUTOR'S DEED

Karen Johnson
Batch # 1335814
10/20/2025 08 11 00 AM
Fees $17 00 Taxes $0 00

Davidson County
DEEDQC
3 pgs

20251020-0083118

PETA-GAYE LEBLANC-FRANCIS
Notary Public - State of Florida
Commission # HH 636428
Expires on March 9 2029

Type of ID produced: Driver License

___ Personally Known OR ✓ Produced Identification

STATE OF TENNESSEE
DAVIDSON COUNTY
The actual consideration or value, whichever is greater for this transfer is $0 00

Betty Terry

Betty Terry, Affiant

Subscribed and sworn to before me this 10th day of October, 2025. by Betty Terry.

Notarized remotely online using communication technology via Prc

Notary Public
Peta-Gaye LeBlanc-Francis
My Commission Expires: 03/09/2029

NEW OWNER'S ADDRESS	SEND TAX BILL TO	MAP-PARCEL NO.	LEGAL REFERENCE NO.
Betty Terry **1140 Idlewild Court** **Madison, TN 37115**	**Betty Terry** **1140 Idlewild Court** **Madison, TN 37115**	**092 03 0 212.00**	**20071213-0143601**

This instrument prepared by: Hairston & Associates, Attorneys at Law, 615 Main St., Suite 106, Nashville, TN 37206 Prepared from information furnished by the parties hereto without the benefit of a title examination

For and in consideration of the sum of Zero Dollars, I, Betty Terry, Executor of the Estate of Arthur Harris, Jr., by these presents do hereby quitclaim and convey any and all interest said estate may have and all interest in the improved real property in Davidson County, Tennessee commonly known as 2211 Morena Street, Nashville, TN 37208 to Betty Braden Terry. Said real property is further described as follows:

LAND in Davidson County, Tennessee, first Civil District, being the Westerly 50 feet of the north one-half of Lot No. 4, in the subdivision of the Elizabeth Harding-Lytle Tract, of record in Minute Book 25, page 453, Chancery Court at Nashville, Davidson County, Tennessee. Said part of Lot No. 4 fronts 50 feet on the southerly side of Morena Street and runs back between parallel lines 162 ½ feet more or less to an alley

Being the same property conveyed to Arthur Harris, Jr. by Quitclaim Deed from Robert I Alexander & James L. Harris Alexander (husband and wife) of record, Register's Office for Davidson County, Tennessee

Arthur Harris, Jr. died on March 13, 2023. His Last Will and Testament has been duly admitted to probate in the Probate Court for Davison County, Tennessee, Docket No 23P1140. This conveyance is being made to convey any interest of the Estate of Arthur Harris, Jr in the subject real property to his devisee under the

Will Arthur Harris, Jr. as directed in on page one of the Last Will and Testament of Arthur Harris, Jr which provides that Betty Braden Terry, currently of 1140 Idlewood Court, Madison, TN 37115, as my friend/caregiver whose last four (4) digits of their Social Security Number (SSN) are xxx-xx-2984 with the following property: 2205 Morena Street, Nashville, TN 3708 and my 2010 Lexus SUV

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Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

IN WITNESS WHEREOF, the Grantor has caused this Executor's Deed to be executed 10th day of October, 2025.

By: Betty Terry
BETTY TERRY, EXECUTOR
ESTATE OF ARTHUR HARRIS, JR.

STATE OF Florida

Broward COUNTY

Before me, a notary public of the state and county mentioned above, personally appeared Betty Terry, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged herself to be Executor of the Estate of Arthur Harris, Jr. and as such Executor acknowledged that she is authorized to execute the foregoing deed on behalf of the Estate of Arthur Harris, Jr. the within named bargainor, an estate, and that she as such Executor, executed the foregoing instrument for the purpose therein contained, by signing the name of the estate by herself as Executor.

Witness my hand and seal, at office in this 10th day of October, 2025.

PETA-GAYE LEBLANC-FRANCIS
Notary Public - State of Florida
Commission # HH 636428
Expires on March 9, 2029

Notary Public
Peta-Gaye LeBlanc-Francis

My Commission Expires: 03/09/2029

Type of ID produced: Driver License

Notarized remotely online using communication technology via Proof.

___ Personally Known OR ✔ Produced Identification

Certificate of Authenticity

I, Danielle M. Beaty, do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on 10/16/25.

Date

Danielle Beaty

Affiant Signature

10/16/25

Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 16th day of October, 2025.

Valeria Montanez

Notary's Signature

My Commission Expires: 1/22/2029

Date

Notary's Seal (if on paper)

VALERIA MONTANEZ
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 01/22/2029
DAVIDSON COUNTY